

EXHIBIT 4

Notice of Claims



Service of Process Transmittal Summary

TO: Jahaira Zagarell
Cushman & Wakefield
225 W. WACKER DR. STE. #3000
CHICAGO, IL 60606

RE: Process Served in Texas

FOR: Cushman & Wakefield U.S., Inc. (Domestic State: MO)

ENCLOSED ARE COPIES OF LEGAL PROCESS RECEIVED BY THE STATUTORY AGENT OF THE ABOVE COMPANY AS FOLLOWS:

TITLE OF ACTION: Re: TDIndustries, Inc. // To: Cushman & Wakefield U.S., Inc.

CASE #: None Specified

NATURE OF ACTION: Notice of Intent

PROCESS SERVED ON: C T Corporation System, Dallas, TX

DATE/METHOD OF SERVICE: By Traceable Mail on 11/17/2023

JURISDICTION SERVED: Texas

ACTION ITEMS: CT has retained the current log, Retain Date: 11/18/2023, Expected Purge Date: 11/23/2023

Image SOP

Email Notification, JESSIE WALLER jessie.waller@cushwake.com

Email Notification, Britt Woodbury britt.woodbury@cushwake.com

Email Notification, Deborah Wade deborah.wade@cushwake.com

Email Notification, Lisa Lynch lisa.lynch@cushwake.com

Email Notification, Vanessa Eustace vanessa.eustace@cushwake.com

Email Notification, Reggie Parks reggie.parks@cushwake.com

Email Notification, Tom Harris tom.harris@cushwake.com

Email Notification, Jahaira Zagarell jahaira.zagarell@cushwake.com

Email Notification, Edward Castro edward.castro@cushwake.com

REGISTERED AGENT CONTACT: C T Corporation System
1999 Bryan Street
Suite 900
Dallas, TX 75201
866-203-1500
DealTeam@wolterskluwer.com

The information contained in this Transmittal is provided by CT for quick reference only. It does not constitute a legal opinion, and should not otherwise be relied on, as to the nature of action, the amount of damages, the answer date, or any other information contained in the included documents. The recipient(s) of this form is responsible for reviewing and interpreting the included documents and taking appropriate action, including consulting with its legal and other advisors as necessary. CT



CT Corporation

Service of Process Notification

11/17/2023

CT Log Number 545170426

disclaims all liability for the information contained in this form, including for any omissions or inaccuracies that may be contained therein.



BELLNUNNALLY

ATTORNEYS & COUNSELORS

2323 ROSS AVENUE • SUITE 1900

DALLAS, TEXAS 75201

CERTIFIED MAIL

Case 23-19865-JKS Doc 351-4 Filed 12/06/23 Entered 12/06/23 15:55:34 Desc



9414 7266 9904 2221 4472 01
RETURN RECEIPT REQUESTED

NEOPOST

FIRST-CLASS MAIL

11/15/2023

US POSTAGE

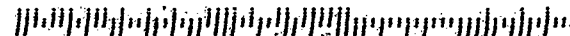
\$008.53⁰



ZIP 75201
041M11466330

Cushman & Wakefield, US Inc.
c/o CT Corporation System, Registered Agent
1999 Bryan St., Ste. 900
Dallas, TX 75201

75201-428499





TROY HALES
TEL: 214.740.1456
FAX: 214.740.5756
THALES@BELLNUNNALLY.COM

November 15, 2023

VIA CMRRR #9414 7266 9904 2188 1279 87

AP Victory Park, LP
c/o CT Corporation System, its Registered Agent
1999 Bryan St., Ste. 900
Dallas, Texas 75201

VIA CMRRR #9414 7266 9904 2221 4471 33

AP Victory Park, LP
1616 Camden Road, Ste. 210
Charlotte, NC 28203-4925

VIA CMRRR #9414 7266 9904 2221 4471 40

WeWork Companies LLC d/b/a WeWork
575 Lexington Ave., 12th Floor
New York, NY 10022

VIA CMRRR #9414 7266 9904 2221 4471 57

WeWork
c/o Corporation Service Company d/b/a CSC-
Lawyers Incorporating Service Company,
Registered Agent
211 E. 7th Street, Ste. 620
Austin, TX 78701

VIA CMRRR #9414 7266 9904 2221 4471 64

WeWork Construction LLC d/b/a WeWork
c/o WeWork Companies Inc., Governing Person
115 W. 18th Street
New York, NY 10011

VIA CMRRR #9414 7266 9904 2221 4471 71

WeWork Space Services LLC d/b/a WeWork
c/o WeWork Companies LLC, Member
575 Lexington Ave., 12th Floor
New York, NY 10022

VIA CMRRR #9414 7266 9904 2221 4471 88

Cushman & Wakefield, US Inc.
c/o Andrew McDonald, President & Director
225 W. Wacker Drive, Ste. 3000
Chicago, IL 60606

VIA CMRRR #9414 7266 9904 2221 4471 95

Cushman & Wakefield, US Inc.
575 Maryville Centre Dr., Ste. 600
Saint Louis, MO 63141

VIA CMRRR #9414 7266 9904 2221 4472 01

Cushman & Wakefield, US Inc.
c/o CT Corporation System, Registered Agent
1999 Bryan St., Ste. 900
Dallas, TX 75201

NOVEMBER 15, 2023
PAGE 2

**NOTICE OF CLAIM FOR UNPAID LABOR OR MATERIALS AND NOTICE OF
CLAIM FOR UNPAID RETAINAGE**

**WARNING: This notice is provided to preserve lien rights.
Owner's property may be subject to a lien if sufficient funds are not withheld from future
payments to the original contractor to cover this debt.**

To Whom It May Concern:

TDIndustries, Inc. is contacting you concerning the unpaid account of Cushman & Wakefield US, Inc. as agent for WeWork, WeWork Companies, LLC d/b/a WeWork, WeWork Construction, LLC d/b/a WeWork, and/or WeWork Space Services LLC d/b/a WeWork. TDIndustries routinely notifies parties if an account is not current in order to preserve its lien rights. You are hereby notified of the following:

1. Project description and/or address: WeWork – Victory Plaza, 3090 Olive St. (n/k/a 3090 Nowitzki Way), Dallas, TX 75219, more particularly described as a portion of the following:

Lot 1, Block A/394, American Airlines Center at Victory

which is more particularly described in Exhibit A to the deed recorded under Document No. 201900125592 of the Official Public Records of Dallas County, Texas (the "Property").

2. Claimant's name: TDIndustries, Inc.

3. Type of labor or materials or equipment provided: HVAC materials, supplies, and associated labor.

4. Original contractor's name:

Cushman & Wakefield, US Inc.
c/o Andrew McDonald, President & Director
225 W. Wacker Drive, Ste. 3000
Chicago, IL 60606

Cushman & Wakefield, US Inc.
575 Maryville Centre Dr., Ste. 600
Saint Louis, MO 63141

Cushman & Wakefield, US Inc.
c/o CT Corporation System, Registered Agent
1999 Bryan St., Ste. 900
Dallas, TX 75201

5. Party with whom claimant contracted if different from original contractor: N/A, contracted with original contractor

6. Claim amount: \$3,372.52 (August 2023 through present materials and labor)

NOVEMBER 15, 2023
PAGE 3

7. Total retainage unpaid for the noticed period: N/A
8. Claimant's Contact Person: Melissa Anderson
9. Claimant's Address:

TDIndustries, Inc.
13850 Diplomat Drive
Dallas, TX 75234

You, AP Victory Park, LP, as fee owner(s) or reputed fee owner(s) of the Property, you, WeWork, WeWork Companies, LLC d/b/a WeWork, WeWork Construction, LLC d/b/a WeWork, and/or WeWork Space Services LLC d/b/a WeWork, as leasehold owner(s) or reputed leasehold owner(s) of the Property, and you, Cushman & Wakefield, US Inc., as original contractor, are hereby notified that TDIndustries has furnished the above-described materials and labor in connection with improvement of the Property during the months of August through October 2023, as summarized here:

Invoice No.	Date of Invoice	Approximate Date(s) of Delivery	Amount Due for Materials and Labor
FTI-117218	8/16/2023	8/7/2023	\$ 888.27
FTI-119665	9/7/2023	8/31/2023	\$ 273.25
FTI-124322	10/11/2023	9/12/2023	\$ 1,000.00
FTI-122391	09/26/2023	9/26/2023	\$ 372.00
FTI-124290	10/11/2023	10/2/2023	\$ 490.75
FTI-125489	10/20/2023	10/20/2023	\$ 348.25
Amount Due			\$ 3,372.52

The labor or equipment or materials delivered are described as certain HVAC materials, supplies, and associated labor. The labor or equipment or materials were delivered to the Property at the request of Cushman & Wakefield, US Inc. as agent for WeWork, and the labor or equipment or materials furnished were used to improve the Property.

The unpaid balance for the period of this notice is \$3,372.52. This amount is due to TDIndustries and has not been paid. If this claim remains unpaid, you, as the fee owner or reputed fee owner and you, as the leasehold owner or reputed leasehold owner, may be personally liable and the Property subjected to a lien unless you withhold payments from the contractor for payment of the claim and/or to cover payment of the claim, or the claim is otherwise paid or settled with TDIndustries.

NOVEMBER 15, 2023
PAGE 4

TDIndustries hereby makes demand for the payment of \$3,372.52. Upon receipt of this letter, please call me to indicate when payment will be made.

Sincerely,

A handwritten signature in black ink, appearing to be 'Troy Hales', with a long horizontal flourish extending to the right.

Troy Hales

cc: Randall K. Lindley (*firm*)